

**Planning Commission Meeting Date - Thursday, November 5, 2020 5:30 P.M.**  
**Board of Commissioners Meeting Date – Thursday, November 19, 2020 5:30 P.M.**

**Community Council Meeting Date –Tuesday, October 20, 2020 5:30 P.M.**

Join from PC, Mac, Linux, iOS or Android: Join from PC, Mac, Linux, iOS or Android:  
<https://dekalbcountyga.zoom.us/j/98979037869>

Or Telephone Dial:  
USA 8882709936 (US Toll Free)  
Conference code: 934462

Find local AT&T

Numbers: <https://www.teleconference.att.com/servlet/glbAccess?process=1&accessNumber=2532158782&accessCode=934462>

Or Skype for Business (Lync):  
<https://dekalbcountyga.zoom.us/skype/98979037869>

## AGENDA

### NEW CASES:

**N4 SLUP-20-1244236 2020-1169 Commission District 04 Super District 06**  
**18-012-13-001, 18-012-13-002, 18-012-13-003, 18-012-13-004, 18-012-13-005,**  
**18-012-13-006, 18-012-13-007, 18-012-13-008, 18-012-13-009, 18-012-13-010,**  
**18-012-13-011, 18-012-13-013, 18-012-13-015, 18-012-13-020, 18-012-13-021**  
**4775 MEMORIAL DR, DECATUR, GA 30032**

Application of Quik Trip Corporation c/o Battle Law P.C. for a Special Land Use Permit (SLUP) to allow an alcohol outlet within a new 4,993 square foot convenience store (Quik Trip) within the C-1 (Local Commercial) District in accordance with Chapter 27, Article 4, Table 4.1 Use Table and Section 4.2.8 Supplemental Regulations of the DeKalb County Code. The property is located on the east side of Memorial Drive and the north side of Collingwood Drive at 4729, 4731, 4745, 4737, 4744, 4759, 4761, 4763, 4765, 4767, 4773, 4775, and 4777 Memorial Drive in Decatur, Georgia. The property has approximately 916 feet of frontage along Memorial Drive and 140 feet of frontage along Collingwood Drive and contains 5.32 acres.

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**N5 SLUP-20-1244237 2020-1170 Commission District 04 Super District 06**  
**18-012-13-001, 18-012-13-002, 18-012-13-003, 18-012-13-004, 18-012-13-005,**  
**18-012-13-006, 18-012-13-007, 18-012-13-008, 18-012-13-009, 18-012-13-010,**  
**18-012-13-011, 18-012-13-013, 18-012-13-015, 18-012-13-020, 18-012-13-021**  
**4775 MEMORIAL DR, DECATUR, GA 30032**

Application of Quik Trip Corporation c/o Battle Law P.C. for a Special Land Use Permit (SLUP) to allow fuel pumps for a new 4,993 square foot convenience store (Quik Trip) within the C-1 (Local Commercial) District, in accordance with Chapter 27, Article 4, Table 4.1 Use Table and Section 4.2.28 Supplemental Regulations of the DeKalb County Code. The property is located on the east side of Memorial Drive and the north side of Collingwood Drive at 4729, 4731, 4745, 4737, 4744, 4759, 4761, 4763, 4765, 4767, 4773, 4775, and 4777 Memorial Drive in Decatur, Georgia. The property has approximately 916 feet of frontage along Memorial Drive and 140 feet of frontage along Collingwood Drive and contains 5.32 acres.

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**N6      Z-20-1244238                  2020-1171**  
**18-121-02-001, 18-121-12-007**  
**4549 ERSKINE RD, CLARKSTON, GA 30021**

**Commission District 04 Super District 06**

Application of Lennar Corporation c/o Battle Law P.C. to rezone properties from R-85 (Single-Family Residential) District to RSM (Small Lot Residential Mix) District to construct up to 63 urban detached townhomes at a density of 5.2 units per acre. The property is located on the south side of Erskine Road, the west side of Oakmont Drive, and the northeastern terminus of Oakmont Drive, approximately 430 feet west of Rays Road at 4549 Erskine Road and 1247 Oakmont Drive in Clarkston, Georgia. The property has approximately 288 feet of frontage along Erskine Road and 250 feet of frontage along Oakmont Drive and contains 12.11 acres.

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**N10    TA-20-1244276                  2020-1183**

**County-wide (All Districts)**

Application of the Director of Planning and Sustainability for a text amendment to the Zoning Ordinance, Chapter 27, Article 2.11.2. Dimensional Requirements. To amend Table 2.4 Medium and High-Density Residential Zoning Districts Dimensional Requirements to allow 500 square foot minimum unit size in multi-family zoning districts HR-2 and HR-3. This text amendment is County-wide.

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**N11    TA-20-1244277                  2020-1184**

**County-Wide (All Districts)**

Application of the Director of Planning and Sustainability for a text amendment to the Zoning Ordinance, Chapter 27 to amend Section 4.2.35. Mini-warehouse, Section 9.1.3. Defined Terms for Self-Storage and Mini-warehouse, and Section 4.1 Use Table pertaining to Self-Storage and Mini-warehouse. This text amendment is County-wide.

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**N12    TA-20-1244271                  2020-1188**

**County-wide (All Districts)**

Application of the Director of Planning & Sustainability for a text amendment to adopt the 2021 Zoning Calendar and Resolution. This text amendment affects all districts.